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450 East Main Street
John Day, Oregon 97845

05 October 2018

Grant County Planning Department
201 S. Humbolt, Suite 170
Canyon City, OR 97820

RE: Notice of Annexations and Proposed Land Use District Amendments

The City of John Day is considering annexing real property into the city limits as described in the enclosed. Per the City of John Day and Grant County Urban Growth Management Agreement, Page 2, Section 2: Land Use Management Within Urban Growth Area, No. 4 states the City shall notify the County of any land use actions which may affect the County 15 days prior to the hearing date.

Notice is hereby given that the John Day Planning Commission is considering the following applications:

Land Use District Map and Text Amendments (Type III) – AMD-18-01

The City of John Day and Oregon State Parks and Recreation (OPRD) (the “Applicants”) own properties commonly referred to as Gleason Park & Pool and the Kam Wah Chung State Heritage State, located at Map 13S-31E-23CC Tax Lots 3000, 3002, 4000, 4200, 4400. The Applicants are requesting an amendment to the land use district map to change the land use designations for these properties from General Commercial (GC) and Residential Limited (RL) to Park Reserve (PR).

Land Use District Map and Text Amendments (Type III) – AMD-18-02

The City of John Day owns the property located at the northeast terminus of Canton Street, Map 13S-31E-23CB Tax Lot 1400. City is requesting an amendment to the land use district map to change the land use designation for this property from Residential Limited (RL) to Park Reserve (PR). Per the conditions of the City’s purchase and sale agreement with C&C Hill LLC executed on July 26, 2018, City agreed to a 30-year period during which Parcel 1 of this property would be used as a public park. This amendment will re-district Parcel 1 as PR to reflect the anticipated change in land use.

Proposed Annexation with Land Use District Map and Text Amendments (Type IV) – AMD-18-03

The City of John Day recently purchased undeveloped properties located south of Valley View Drive and adjacent to Davis Creek in John Day (Map 13S-31E-22D tax lots 3100 and 102, and Map 13S-31E-23CB lot 1404). These properties are adjacent to the cemetery owned and operated by the Mid County Cemetery District (Map 13S-31E-22D tax lot 3000). City is proposing to annex lots 3000 and 1404, which are unincorporated islands within the city limits. City also proposes an amendment to the land use district map for all four properties to change the land use designations from Suburban Residential (SR) and General Industrial (GI) to

Park Reserve (PR). The proposed changes to the land use designation would take effect upon annexation into the city limits.

Proposed Annexation with Land Use District Map and Text Amendments (Type IV) – AMD-18-04

The City of John Day own the property commonly referred to as Oregon Pine (Map 13S-31E-22D tax lot 300). This property is contiguous with the city limits on both the north and south sides of the John Day River. Portions of two adjacent properties (tax lots 301 and 2700) are located partly in the city limits and partly in the City's urban growth boundary (UGB). City is proposing to annex lot 300 and those portions of lots 301 and 2700 which are unincorporated. City also proposes an amendment to the land use district map for the properties on the south side of the John Day River to change the land use designation from General Industrial (GI) to General Commercial (GC). The proposed changes to the land use designation would take effect upon annexation into the city limits.

A public hearing will take place on Tuesday, October 23 at 6:00 p.m. in the John Day Fire Hall, 316 S. Canyon Boulevard, John Day, OR. Copy of the subject application(s), all documents, and evidence relied upon by the applicant(s) and applicable criteria are available for inspection at the John Day City Hall at no cost; copies will be provided upon request at a reasonable cost. Copies of the City Planning Staff Report on the subject application will be available for inspection not less than seven (7) days prior to said hearing at no cost; copies will be provided upon request at a reasonable cost.

Persons or parties interested in or concerned about the subject application ***may appear in person*** at said hearing, or may submit ***written testimony*** to City Hall on or before the date of the hearing. Failure to raise an issue in person, or by letter at the hearing, or failure to provide statements or evidence sufficient to afford the decision-maker an opportunity to respond to the issue, means that an appeal based on that issue cannot be filed with the ***City Council and/or State Land Use Board of Appeals*** based on that issue.

Any questions regarding the hearing should be directed to the City Manager at 450 E. Main, John Day or phone (541) 575-0028, Monday through Friday from 8:00 a.m. to 4:00 p.m, or by email to cityofjohnday@grantcounty-or.gov.

Sincerely,



Nicholas Green
City Manager / City Planning Official

Enclosure(s)